

PROPERTY LOCATION

No	Alt No	Direction/Street/City
60		NEWCOMB ST, ARLINGTON

OWNERSHIP

Owner 1:	JAMES F DON/ ESTATE		
Owner 2:	DUDLEY B DANE/ TRUSTEE		
Owner 3:			
Street 1:	C/O DAY PITNEY LLP		
Street 2:	75 ISHAM RD SUITE 300		
Twn/City:	WEST HARTFORD		
St/Prov:	CT	Cntry	Own Occ: N
Postal:	06107	Type:	

PREVIOUS OWNER

Owner 1: JAMES DON F -		
Owner 2: JAMES KURT D -		
Street 1: 60 NEWCOMB STREET		
Twn/City: ARLINGTON		
St/Prov: MA	Cntry:	
Postal: 02474		

NARRATIVE DESCRIPTION

This parcel contains .112 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1920, having primarily Clapboard Exterior and 1889 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.11178	Total SF/SM:	4869	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	452,856	Spl Credit		Total:	452,900
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	4869.000	247,000	5,100	452,900	705,000		6102
							GIS Ref
							GIS Ref
Total Card	0.112	247,000	5,100	452,900	705,000	Entered Lot Size	
Total Parcel	0.112	247,000	5,100	452,900	705,000	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		373.25	/Parcel: 373.25	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	101	FV	247,000	5100	4,869.	452,900	705,000		Year end	12/23/2021	PRINT	
2021	101	FV	229,800	5100	4,869.	452,900	687,800		Year End Roll	12/10/2020		Date
2020	101	FV	229,800	5100	4,869.	452,900	687,800	687,800	Year End Roll	12/18/2019	12/29/21	18:49:30
2019	101	FV	226,000	5100	4,869.	481,200	712,300	712,300	Year End Roll	1/3/2019		
2018	101	FV	217,400	5100	4,869.	351,000	573,500	573,500	Year End Roll	12/20/2017	LAST REV	
2017	101	FV	217,400	5100	4,869.	305,700	528,200	528,200	Year End Roll	1/3/2017	Date	Time
2016	101	FV	217,400	5100	4,869.	260,400	482,900	482,900	Year End	1/4/2016	09/11/19	15:20:00
2015	101	FV	192,500	5100	4,869.	254,700	452,300	452,300	Year End Roll	12/11/2014	mmcmakin	

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
9/10/2019	Mail Update	MM	Mary M
11/17/2017	MEAS&NOTICE	HS	Hanne S
4/6/2009	Meas/Inspect	189	PATRIOT
12/3/2008	MLS	MM	Mary M
8/26/2007	MLS	HC	Helen Chinal
9/21/1999	Meas/Inspect	264	PATRIOT

Sign: _____ VERIFICATION OF VISIT NOT DATA __/__/__



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	6102
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
4	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

